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SAN LUIS OBISPO COUNTY
DEPARTMENT OF PLANNING AND BUILDING

VICTOR HOLANDA, AICP
DIRECTOR

TO: SUBDIVISION REVIEW BOARD

FROM: WARREN HOAG, DEPARTMENT OF PLANNING AND BUILDING

DATE: JULY 10, 2006

SUBJECT: TIME EXTENSION FOR PARCEL MAP

SUMMARY

The attached time extension request has been reviewed by staff. It complies with Section 21.02.030 and 21.06.010 of the Real Property Division Ordinance, and remains in compliance with the General Plan and County Ordinances. The parcel map is not yet ready to record. Additional time is necessary to comply with the conditions of approval.

RECOMMENDATION

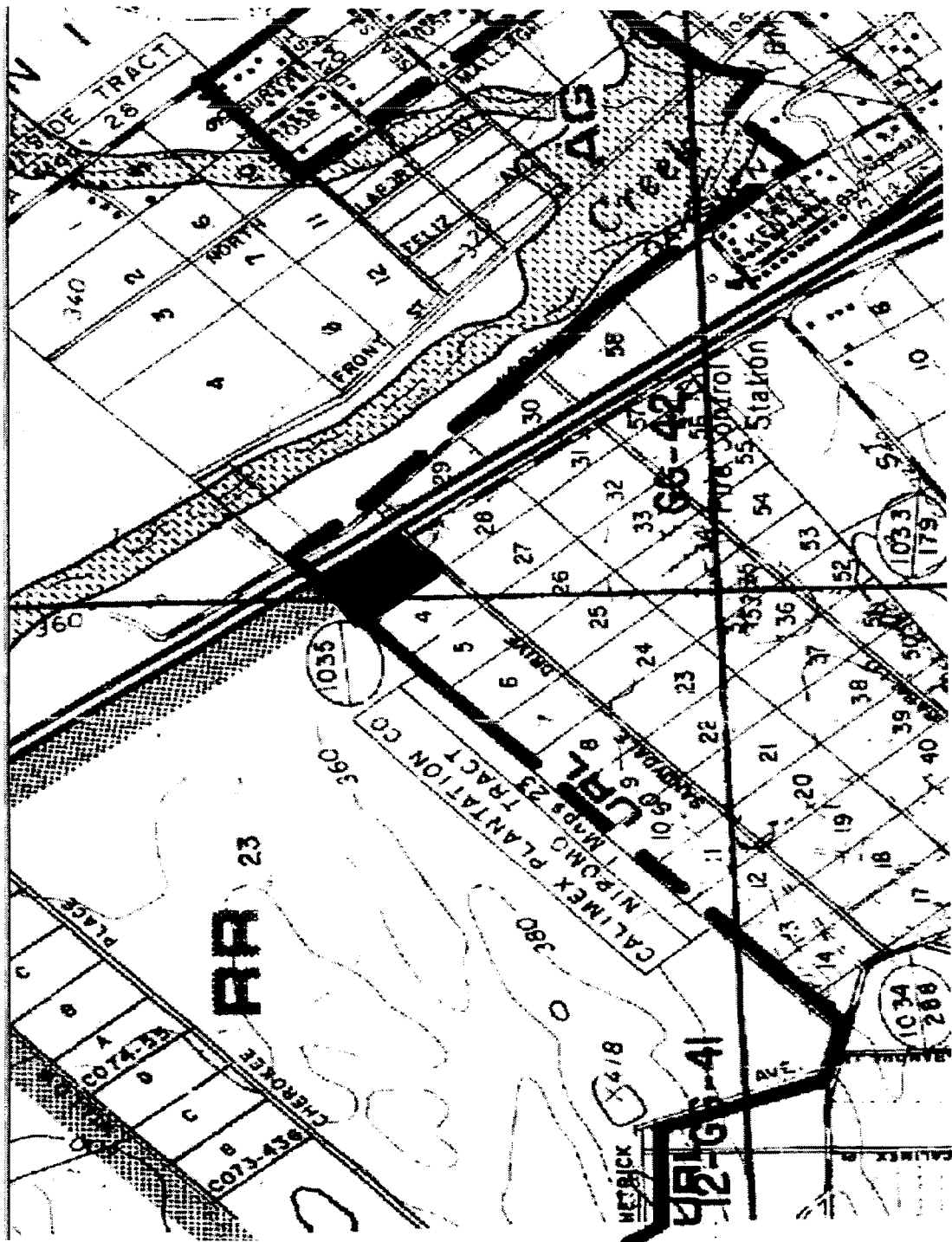
Staff recommends that your Board approve this time extension.

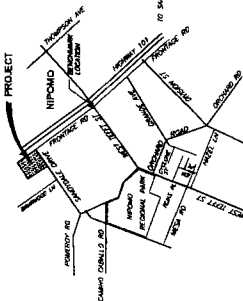
DISCUSSION

Parcel Map CO 03-0301 (S030085P) Request for a **first time extension** from **MENG SUNG of EDA, and ROBERT ROBINSON** for Tentative Parcel Map, CO 03-0301, to subdivide a 4.26 acre parcel into three parcels of 1.65 acres, 1.71 acres and .90 acre each and development of a commercial complex that includes 18,708 square feet of self-storage, 6,792 square feet of mail-order auto parts sales and auto service and 8,701 square feet of office space and project related grading of 4.2 acres. The project is located on the northwest corner of Sandydale Drive and North Frontage Road, in the community of Nipomo, in the South County planning area. Commercial Service Land Use Category. APN: 091-325-022. County File No. **S030085P/ CO 03-0301**. Supervisorial District 4.

The tentative map was to expire on June 21, 2006. On June 1, 2006, the applicant's agent requested the time extension. After review of the tentative map, staff recommends to the Subdivision Review Board that a **1st time extension** be granted to June 21, 2007, subject to the original conditions of approval adopted by the Subdivision Review Board on June 21, 2004.

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VICINITY MAP

PROJECT DATA:

- [illegible]

SUBJECT: MURDER OF MARTIN LUTHER KING, JR.
RE MIAMI TEL APRIL TWENTY LAST.

**PRELIMINARY GRADING,
DRAINAGE AND UTILITY PLAN**
FOR
CO 03-0301

COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA

A PORTION OF LOT 3 OF THE CALABAS RANCHING MOROCCO TRACT 4 PER 33, MONROE, CALIFORNIA, ACCORDING TO 10 MAP RECORDED APRIL 1, 1911, IN BOOK 1 AT PAGE 73 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAN JOAQUIN COUNTY, CALIFORNIA.

APPLICANT: ROBERT B. ROBINSON
GENERAL CONTRACTOR
SITUS
CITY OF SAN JOAQUIN
COUNTY, SAN JOAQUIN
CALIF. 953218

PREPARED BY: JIM ANDERSON, PROFESSIONAL
LAND SURVEYOR
1616 WEST 10TH STREET
SACRAMENTO, CALIF. 95811
TEL. 482-7148 - FAX 482-7149
JIM.ANDERSON@SACRAMENTO.SURVEYORS.COM

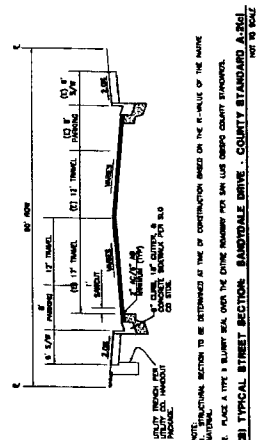
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design
proven identity

edda

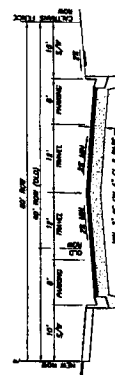
dry cleaners • laundromats • laundries
1000 yards before • 1000 yards after • 1000

contact: Dawn New, PM



NOTE:
1. STRUCTURAL SECTION IS BE DETERMINED AT TIME OF CONSTRUCTION BASED ON THE R-RATIOS OF THE NATIVE MATERIAL AND A MINIMUM TRAFFIC INDEX OF 7.5.

PRELIMINARY CONSTRUCTION NOTES:



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